

WHO ARE HARWORTH GROUP PLC

Harworth Group plc is one of the largest property and regeneration companies across the North of England and the Midlands, owning and managing over 21,000 acres across 140 sites. Our experienced team works closely with local communities, public bodies, housebuilders and other professionals to bring life to old brownfield sites and turn derelict land into employment areas and new homes, as well as environmental projects and places where people want to be. Our flagship sites, such as Waverley in Rotherham and Logistics North in Bolton, are of national economic significance and are at the forefront of the regeneration of the UK.

We are experienced at remediating complicated brownfield sites and bringing forward quality developments, with in-house expertise covering land acquisition, commercial masterplanning, land remediation, infrastructure and the subsequent marketing and sale of plots. Our plc status also means we are financially stable, putting us in a strong position to develop further sites.

A NEW OUTLINE PLANNING APPLICATION

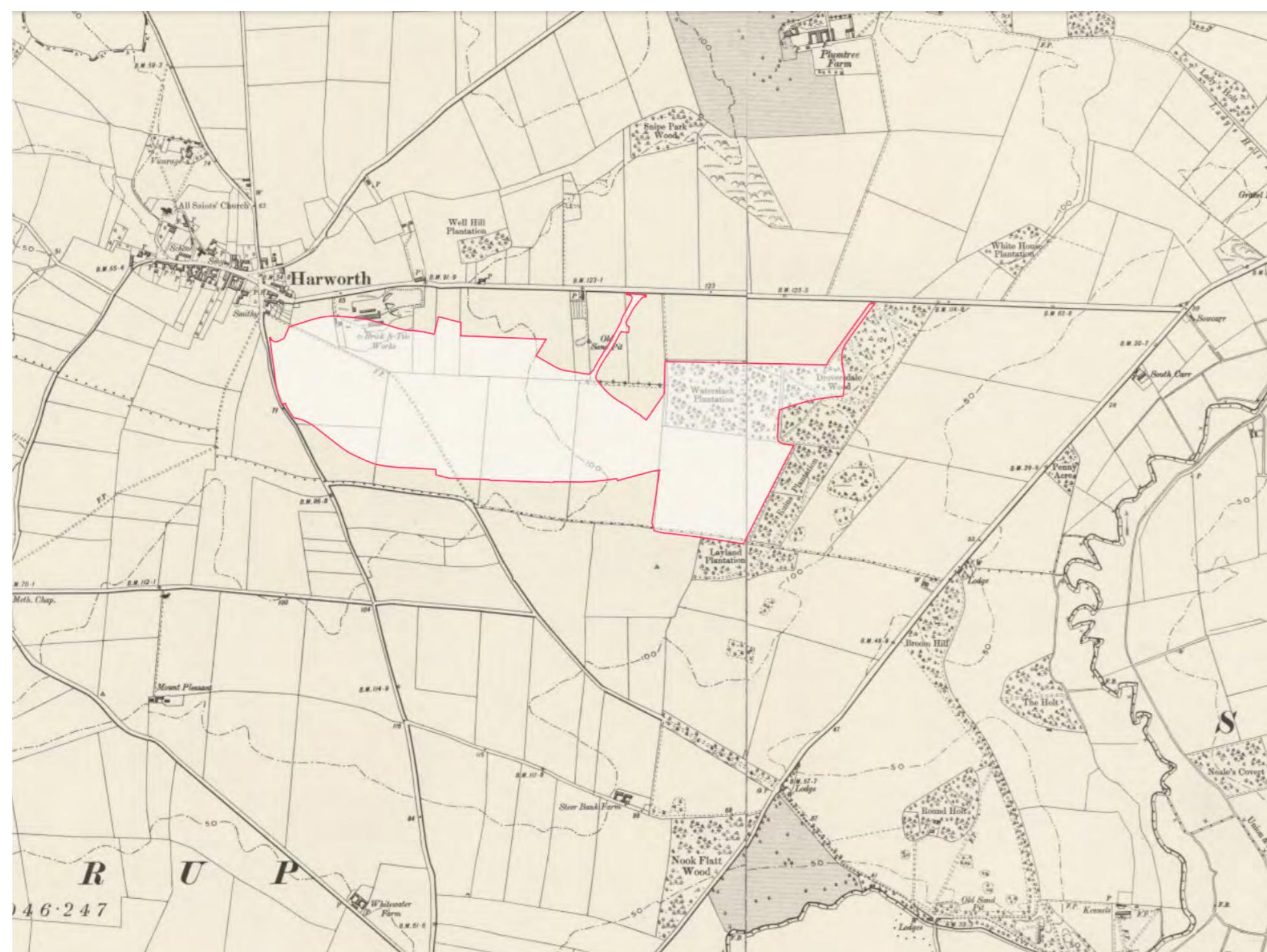
A new Outline Planning Application will be submitted in Spring 2018. The masterplan will cover all the former colliery land which is not part of Phase1 (Jones Homes houses on Scrooby Road which have been completed, Jones Homes second parcel, Kier Living houses and the Asda store). The new masterplan now proposes up to 1200 additional dwellings, a new Primary School, provision for elderly housing in the form of bungalows, a pub/restaurant fronting Blyth Road, extensive public open space and play areas, footpath and cycle connections as part of the 'green wheel' around Harworth.

SITE HISTORY

Work began in 1913 on sinking the shafts at Harworth and the colliery opened in 1924. The mine operated for over 80 years before it was mothballed in 2006 for several years and then eventually abandoned and the head gear was demolished in 2016.

Outline planning permission was granted in 2011 for up to 996 new homes, a retail store, employment provision and open space. The first phase of 118 houses was sold to Jones Homes in 2013 and these new homes have been completed and sold. Asda purchased their site and opened in 2014. Demolition and clearance work has been on-going for the last three years.

Restoration work on preparing the next parcels of land to the rear of Asda for new housing commenced in September 2017 and at the same time remediation work is taking place on the old coking works at the rear of the site. A methane plant currently operates on site, the plant extracts methane gas from the old tunnels beneath the mine and is used to produce electricity back into the grid. This will continue for a number of years until the gas runs out as the tunnels fill up with water.



Historical Map 1900





Context Plan



Aerial Photograph Showing Application Boundary

Harworth

EXISTING OUTLINE PLANNING PERMISSION

Outline Planning Permission in 2011 for the redevelopment of the colliery for new homes, employment/colliery, retail, and public open space.



NEIGHBOURHOOD PLAN

The Harworth and Bircotes Neighbourhood Development was adopted in 2015 and covers the period up to 2028. The plan was prepared by the Town Council with the assistance of Bassetlaw District Council and sets out a Vision of the future for the area and sets out how that vision will be realised through planning and controlling land use and development change. During the preparation of the plan it had widespread public consultation and now it is a legal planning policy document which must be used by Bassetlaw District Council in determining planning applications and by applicants in preparing applications.



Harworth

TIMETABLE

8th November 2017	Consultation Event
September to December 2017	Remediation of sites for Jones Homes and Kier Living
September 2017 to Spring 2018	Remediation of old coking works
December 2017	Submission of Reserved Matters applications for Jones Homes and Kier Living
Spring 2018	Submission of new Outline Planning application for remainder of the site
Spring 2018	Start on site by Jones Homes and Kier Living

PHASING PLAN



HAVE YOUR SAY

The plans from the event will be made available online following the consultation event at:

www.simpsonparkharworth.com

All comments should be submitted online by Friday 17th November 2017.